

ZONING BOARD OF APPEALS
July 28, 2015
PUBLIC HEARING

Charles Marino called the meeting to order at 6:00 P.M. with the following in attendance:

Charles Marino, Chair
Arlene Schwartz-Regan, Vice-Chair
Basiliza MacCalmon, Secretary - absent
Edward Rachuba
David Cronin, alternate

Sue Goggin, ZEO
Lori Rotella, Assistant ZEO
Public - 0

1. Charles Marino took attendance and noted there was not a quorum. Dave Cronin was made a regular voting member to make a quorum.
2. Approval of previous minutes and secretary will sign the minute book.

VOTED: 3-0-1 on a motion by Edward Rachuba and seconded by David Cronin to **ACCEPT** the June 30, 2015 meeting minutes as written.

For

Arlene Schwartz-Regan
Edward Rachuba
David Cronin

Against

Abstain

Charles Marino

3. **6:00 P.M. PUBLIC HEARING APPEAL #1975** – Duane Beck will seek a variance of section 25.4.1 of the Naugatuck Zoning Regulations for a detached garage at 96 Pleasant Avenue, Applicant: Duane Beck

Charles Marino read newspaper notice into the record and verified Duane Beck had certified mailing receipts. Susan Goggin also verified that Duane's fees were received. Duane gave Charles a letter of approval from his neighbor John Rodrigues of 103 Pleasant Avenue. Edward Rachuba read Duane's appeal #1975, letter Duane sent to abutters and a letter of approval, of the garage, from neighbor John Rodrigues, 103 Pleasant Avenue, into the record. Duane explained he would like to build a detached garage adjacent to his current attached garage, 2 cars wide by 2 cars deep and remove the temporary garages currently on his property. This will also clean up his yard. He wants to be able to have indoor storage for his classic vehicles. The new garage will also allow him to install solar panels because half of the roof will be facing south. Arlene and David believe the garage will improve the looks of the property. Susan Goggin asked about the temporary garages there now. Duane verified that they will come down to build the garage. Ed also believes the new garage will enhance the looks of the property.

VOTED: Unanimously on a motion by Edward Rachuba and seconded by David Cronin to **GRANT Appeal #1975** for variance to Section 25.4.1, of the Naugatuck Zoning Regulations.

6. There were no additional items added to the agenda.
7. **VOTED:** Unanimously on a motion by David Cronin and seconded by Edward Rachuba to **ADJOURN** the meeting at 6:16 P.M.

RESPECTFULLY SUBMITTED:

Arlene Schwartz-Regan, Secretary/lr